



Report to the Auburn Urban Development Authority

Action Item

Agenda Item No. *2*

[Signature]
City Manager's Approval

To: Chair and Authority Board Members
From: Bernie Schroeder, Director of Public Works *BS*
Prepared By: Carie Huff, Associate Civil Engineer *CH*
Date: October 24, 2011
Subject: Old City Hall/1103 High Street – Ken Magee Company Notice of Completion

The Issue

Shall the Auburn Urban Development Authority authorize a Notice of Completion for the Old City Hall Project at 1103 High Street to Ken Magee Company?

Conclusions and Recommendation

Staff recommends that the Auburn Urban Development Authority, **BY RESOLUTION**, authorize the recording of a Notice of Completion for the work performed by Ken Magee Company for the Old City Hall Project at 1103 High Street.

Background

The Old City Hall/1103 High Street project was awarded on February 28, 2011 to various contractors to complete facility improvements in anticipation of new tenants. Work included roof replacement, removal of existing carpet and miscellaneous appurtenances, demolition and reconstruction of the bathroom, multiple exterior door removal and replacement, concrete work for ADA compliance and parking lot rehabilitation and drainage improvements. Ken Magee Company was awarded the building rehabilitation and bathroom work. During construction, Ken Magee Company added ADA compliant doors, including a new storefront and constructed a single ADA complaint bathroom in lieu of the existing double bathrooms. Additionally, Ken Magee Company constructed a raised floor in the rear portion of the building to create a level surface. There were some items originally included in the scope of work for Ken Magee Company that were not constructed. These access improvements included new concrete work and doors to the building from the Lewis Street entrance as well as concrete work fronting High Street. It was determined that these improvements were not necessary for the California Welcome Center tenants at this time.

Alternatives Available to Authority; Implications of Alternatives

The construction has been completed in accordance with the City Standard Specifications and Project Contract Documents. Therefore, authorization to file the Notice of Completion is appropriate and staff has no other alternatives to present.

Fiscal Impact

Funding for this project is out of the Auburn Urban Development Authority budget. The total amount awarded for Ken Magee Company's portion of the work was \$43,972.50 (including contingency). The actual constructed amount is \$35,181.00, which is \$8,791.50 less than the awarded amount.

Attachments: Resolution

1 RESOLUTION NO. 11-

2 RESOLUTION TO AUTHORIZE THE RECORDING OF THE NOTICE OF
3 COMPLETION FOR THE OLD CITY HALL PROJECT AT 1103 HIGH STREET TO
4 KEN MAGEE COMPANY.

5 -----
6 THE AUBURN URBAN DEVELOPMENT AUTHORITY OF THE CITY OF AUBURN
7 DOES HEREBY RESOLVE:

8 That the Auburn Urban Development Authority of the City of Auburn does
9 hereby authorize the recording of a Notice of Completion for the work
10 performed by Ken Magee Company for the Old City Hall Project at 1103 High
11 Street.

12
13 DATED: October 24, 2011

14 _____
William W. Kirby, M.D., Chair

15 ATTEST:

16 _____
17 Joseph G. R. Labrie, Secretary

18
19 I, Joseph G. R. Labrie, Secretary of the Auburn Urban Development
20 Authority, hereby certify that the foregoing resolution was duly passed at a
21 regular session meeting of the Auburn Urban Development Authority held on
the 24th day of October 2011 by the following vote on roll call:

22 Ayes:

23 Noes:

24 Absent:

25 _____
Joseph G. R. Labrie, Secretary

RECORDING REQUESTED BY:
City of Auburn

AND WHEN RECORDED MAIL TO:

City of Auburn
Attn. City Clerk
1225 Lincoln Way
Auburn, CA 95603

SPACE ABOVE THIS LINE FOR RECORDER'S USE

NOTICE OF COMPLETION

Notice pursuant to Civil Code Section 3093, must be filed within 10 days after completion. (See Reverse side for complete requirements.)

NOTICE IS HEREBY GIVEN THAT:

1. The undersigned is owner or agent of the owner of the interest stated below in the property hereinafter described.
2. The full name of the **OWNER** is **CITY OF AUBURN**
3. The full **ADDRESS** of the Owner is **1225 LINCOLN WAY, AUBURN, CA 95603**
4. The nature of the interest or estate of the owner is: **Fee.**
(If other than Fee, strike "In fee" and insert, for example, "purchaser under contract of purchase," or "Lessee")
5. The full names and full addresses of all persons, if any, who hold title with the undersigned as joint tenants or as tenants in common are:
N/A
6. The full names and full addresses of the predecessors in interest of the undersigned, if the property was transferred subsequent to the commencement of the work or improvements herein referred to:
N/A
7. A work of improvement on the property hereinafter described was completed on **October 14, 2011**. The work done was:
Building rehabilitation and improvements at Old City Hall/1103 High Street.
8. The names of the contractor, if any, for such work of improvement was
Ken Magee Company February 28, 2011
(If no contractor for work of improvement as a whole, insert "None") (Date of Contract)
9. The property on which said work of improvement was completed is in the City of Auburn, County of Placer, State of Calif., and is described as follows: **Old City Hall/1103 High Street**
10. The street address of said property is **1103 High Street, Auburn, California 95603**

Dated: October 24, 2011

(Signature of Owner or corporate officer of Owner named in paragraph 2, or his agent)

VERIFICATION

I, the undersigned, say: I am the Director of Public Works the declarant of the foregoing Notice of Completion;

I have read said Notice of Completion and know the contents thereof; the same is true to my own knowledge. I declare under penalty of perjury that the foregoing is true and correct.

Executed on _____ at _____.

(Personal signature of the individual who is swearing that the contents of the Notice of Completion are true)

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